

Columbine Townhouses Five Hoa board meeting

Dutch Creek Elementary School 7304 W Roxbury Place Littleton CO 80128

January 8, 2020

We had quorum with Bob Oliver, Stacey Shepard, Ann Buckley, Mike Torres, and Laura Riedel

Ryan Eckhart from Roxbury Fences need to be maintained instead of just staining them. A fix to the problems that Ryan is addressing can be fixed via email to Molly with a picture.

Julie 7086 W Portland Ave replacing patios? Are they in the budget to be replaced? No they are not in this budget season. It used to be that the homeowners were responsible for concrete. Is this still the case. The snow removal this past time was not adequate, and things need to be reevaluated and Ghent needs to know what kind of a job that his boys are doing. Snow removal needs to be done in a more timely manner. Ice melt barrel on Roxbury side?

Managers' report no selling of any homes so no new comps to report. Nothing new on the egress window.

Financial statement

End of November and the end of December the association has no unusual expenses.

The income expense over on water and over on sewer under budget on roof and gutter, garages, over on the landscape budget over on irrigation. Under budget on landscaping and trees. Over budget on window wells, additional rock, bark, Under budget on parking lot maintenance over budget on fences, under budget on snow removal. The association is running about \$1500 in the black for cash flow. All are in favor of approving the financials.

Management software update

Parkside is asking for a 2.5% increase spring aeration irrigation pg. 30 in the packet pg. 5 of 11 please remove the chemical applications for the next season in the contract. The grave on Roxbury is the sewer line on the property and is the homeowners responsibility and should be sodded by the homeowner. March is our wish list meeting.

Our next meeting will be February 12, 2020

Executive order will begin at 7:40

Delinquent accounts waiting for judicial proceedings and will be expensive but we will be reimbursed for the expenses.

The meeting was adjourned at 7:45

Respectfully submitted by Laura Riedel:

Approved by an officer